



BAILEYS CLOSE, GU17

KIER CHARLES

SURREY • BERKSHIRE • HANTS

BAILEYS CLOSE, GU17

VIEW WITH KIER CHARLES HAMPSHIRE.

A wonderful opportunity to acquire a spacious semi-detached home needing some modernisation.

The property has been extended to the ground floor offering dining room, living room, bedroom/reception room and ensuite.

The first floor there are three bedrooms and family bathroom.

A single integral garage, driveway parking and side access to the rear garden.

The garden offers a good privacy mainly laid to lawn and a small patio.

To fully appreciate the space, location and ideal opportunity a personal tour with Kier Charles is highly recommended.

- **THREE/FOUR BEDROOMS**
- **TWO BATHROOMS**
- **TWO/THREE RECEPTION ROOMS**
- **PRIVATE REAR GARDEN**
- **SOUGHT AFTER LOCATION**
- **REQUIRING SOME MODERNISATION**
- **UPDATED BOILER**
- **UPDATED UPVC DOUBLE GLAZING**
- **EXCELLENT SCHOOL CATCHMENT**
- **CLOSE TO WONDERFUL WOODLAND WALKS**

PROPERTY INFORMATION

Postcode | **GU17 0AT**
Tenure | **Freehold**
Price | **O.I.E.O £385,000**
Viewing | **By appointment with Kier Charles**





Baileys Close, Blackwater, Camberley, GU17

Approximate Area = 1248 sq ft / 115.9 sq m

Outbuilding = 48 sq ft / 4.4 sq m

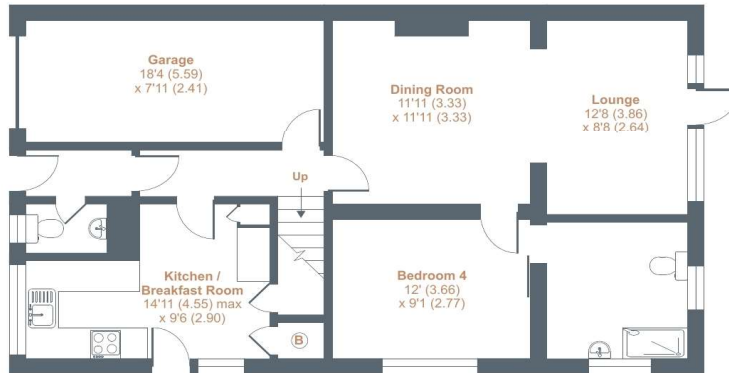
Garage = 146 sq ft / 13.6 sq m

Total = 1442 sq ft / 133.9 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Kier Charles Property Services Limited. REF: 1023884

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PROPERTY SERVICES

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